

Prepared by: J Michael Murphy, Attorney, 6389 N Quail Hollow Rd # 102, Memphis, TN 38120  
Return to: Fearnley & Califf, PLLC, 6389 N Quail Hollow Rd # 202, Memphis, TN 38120

INDEXING INSTRUCTIONS: Lot 1, Phase 1, CHERRY TREE PARK SOUTH SUBDIVISION, Section  
16, Township 2S, Range 7W, Plat Book 97, Page 18

## WARRANTY DEED

THIS INDENTURE, made and entered into this **3rd day of June, 2010**, by and between

**CHAMBERLAIN AND McCREERY, INC**, a corporation organized and existing under and by virtue of the laws of the State of Tennessee

**BRANDI M BELL** and **STEWART D BELL**, as tenants by the entirety with full right of survivorship and not as tenants in common  
/husband GRANTOR, party of the first part, and  
GRANTEES, party of the second part

WITNESSETH: That for and in consideration hereinafter expressed that said party of the first part has bargained and sold and does hereby bargain, sell, convey and warrant unto the said party of the second part the following described real estate, situated and being in the City of SOUTHAVEN, County of DESOTO, State of Mississippi, to wit:

**Lot 1, Phase 1, CHERRY TREE PARK SOUTH SUBDIVISION, located in Section 16, Township 2 South, Range 7 West, as shown on plat of record in Plat Book 97, Page 18 in the Office of the Chancery Court Clerk of DeSoto County, Mississippi, reference to which plat is hereby made for a more particular description of said property.**

**Being the same property as conveyed to the party of the first part by Warranty Deed of record in Book 630, Page 151 in said Chancery Clerk's Office.**

TO HAVE AND TO HOLD the aforesaid real estate together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the party of the second part, his heirs, successors and assigns in fee simple forever.

The said party of the first part does hereby covenant with the said party of the second part that he is lawfully seized in fee of the aforescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, except for

**2010 city and county real estate taxes, and except for any and all subdivision restrictions, covenants, building lines and easements of record, if any, including, but not limited to subdivision restrictions, building lines and easements of record in Plat Book 97, Page 18; Declaration of Covenants, Conditions and Restrictions of record in Book 522, Page 627; and Easements of record in Book No. 521, Page 31, in the Register's Office of DESOTO County, Mississippi;**

and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature of the party of the first part the day and year first above written.

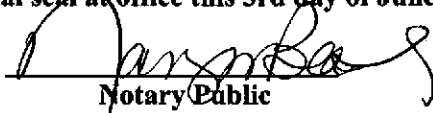
**CHAMBERLAIN AND McCREERY, INC**

BY: **J. MICHAEL MURPHY**  
Authorized Signatory

State of Tennessee  
County of SHELBY

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared J. MICHAEL MURPHY with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself to be the Authorized Signatory (or other officer authorized to execute the instrument) of CHAMBERLAIN AND McCREERY, INC, the within named bargainor, a corporation, and that he as such officer, acknowledged that he signed and delivered the foregoing instrument for the purposes therein contained by signing the name of the corporation by himself as such officer.

WITNESS my hand and notarial seal at office this 3rd day of June, 2010.

  
Notary Public



My Commission Expires: 02/09/2011

TAX PARCEL NUMBER: 2075.16070.00001.00

PROPERTY ADDRESS:

2984 SOUTH CHERRY DRIVE  
SOUTHAVEN, MS 38672

TG File #: 3124160  
MD&W File #: 100248

THIS INSTRUMENT PREPARED BY: My Comm. Exp. 2-9-2011

J. Michael Murphy, Attorney  
6389 N. Quail Hollow Road # 102  
Memphis, TN 38120  
Phone No.: (901)761-2850

RETURN TO:

Mike Fearnley  
Fearnley & Califf  
6389 Quail Hollow Road, Ste. 202  
Memphis, TN 38120  
Phone No.: (901)767-6200  
Firm File No.: FC1005083

GRANTEE'S NAME AND MAILING  
ADDRESS:

BRANDI M BELL and STEWART D BELL  
2984 South Cherry Drive  
Southaven, MS 38672  
Phone No: (662)420-3900

Grantor

GRANTEE'S NAME AND MAILING  
ADDRESS:

CHAMBERLAIN AND McCREERY, INC  
8195 New Dexter Road, Ste. 110  
Cordova, TN 38016  
Phone No: (901) 761-2850

